

Champion Homes Center

• 115 Titan Roberts Rd. • Lillington, NC 27546 • 1 (800) 504-3238

BUYER 1 Feliciano Salvador Jimenez		BUYER 2		DATE 2/3/2025		THIS CONTRACT REVISED FROM	
MAILING ADDRESS 156 Chaucer Lane		CITY Broadway		STATE NC		ZIP 27505	
DELIVERY ADDRESS 50 Geoffrey Circle		CITY Broadway		STATE NC		ZIP 27505	
SALESPERSON Sheila Miller - 45692		EMAIL ADDRESS fjsalvador47@gmail.com		EMAIL ADDRESS			
MAKE & MODEL Archie 2856H42P01 by Champion		YEAR 2025		BEDROOMS 4		BATHS 2	
SERIAL NUMBER		NEW / USED NEW		FLOOR SIZE 28' 0" x 56' 0"		HITCH SIZE 60' 0"	
						APPROX. SQ. FT. 1493	
NOTICE OF CONSTRUCTION & FINAL PAYMENT				Retail Price 2856H42P01 - \$ 103,738.34 Factory Direct Discount Archie \$ (14,806.84) Sub Total 1 \$ 88,931.50 Addendum "A" Upgrades \$ 1,394.00 Wholesale Discount \$ (21,058.07) Sub Total 2 \$ 69,267.43			
This is a cash transaction. Purchase Agreement is contingent as indicated under Notation & Remarks. Buyer agrees to and understands that all down payments will be handled per the Payment Disclosure and Notice of Cancellation and are non-refundable after 30 days. X <u> </u> X <u> </u>							
NOTICE OF COMPLETION							
Buyer understands that the approximate completion month for home is: March Buyer understands that in the event delivery of the home does not occur to property within 12 days after home is completed at the factory there will be a \$20 per day storage charge that must be paid prior to shipment. X <u> </u> Buyer is financially responsible for insurance coverage on the home once completed by manufacturer and responsible for any damage incurred. X <u> </u>							
NOTICE OF FREIGHT							
Buyer understands that unless otherwise stated, the quoted freight price is estimated for the current date and may not reflect fluctuating fuel charges, Department of Transportation highway construction re-routing, highway patrol escorts, or unique complicated placements based on terrain of delivery site. X <u> </u>				Document Fee \$ 395.00 Taxes \$ 1,654.48 Taxes may change based on final delivery address. Total \$ 71,316.91 Down Payment (-) \$ (15,000.00) Additional Payment as Agreed (-) \$ 0.00 Unpaid Balance \$ 56,316.91			
NOTATIONS & REMARKS							
Wholesale Deal: Refer to Addendum A for more information. Contract is Contingent on Build and Septic Permits/ (approval from county). Customer would like FTO and F8 on a change order separate from PA.							
*NO VERBAL PROMISES Changes may only be made via signed change order request and may incur extra charges. X <u> </u>							
Buyer understands that if not paid 7 business days prior to completion, balance must be paid in certified funds. X <u> </u>							
Buyer agrees that the unpaid balance due will be paid in full on or before: 30 days prior to completion X <u> </u>							
I UNDERSTAND THAT I HAVE THE RIGHT TO CANCEL THIS PURCHASE BEFORE MIDNIGHT OF THE THIRD BUSINESS DAY AFTER THE DATE THAT I HAVE SIGNED THIS PURCHASE AGREEMENT. I UNDERSTAND THAT THIS CANCELLATION MUST BE IN WRITING. IF I CANCEL THE PURCHASE AFTER THE THREE-DAY PERIOD, I UNDERSTAND THAT THE DEALER MAY NOT HAVE ANY OBLIGATION TO GIVE ME BACK ALL OF THE MONEY THAT I PAID THE DEALER. I UNDERSTAND ANY CHANGE TO THE TERMS OF THE AGREEMENT BY THE DEALER WILL CANCEL THIS AGREEMENT.							
Please read your Payment Disclosure carefully for termination of Purchase Agreement by any party. All sales are subject to fees for cancellation.							
Unless otherwise stated, if for any reason buyer is not ready to authorize construction of the above home, the amount of this purchase agreement is subject to an increase. If the cost of the home increases between the date of this agreement and the date buyer authorizes construction, buyer agrees that the purchase agreement amount will be adjusted to cover the increases incurred during such time. X <u> </u>							
THIS AGREEMENT ALONG WITH ADDENDUMS CONTAIN THE ENTIRE UNDERSTANDING BETWEEN DEALER AND BUYER AND NO OTHER REPRESENTATION OR INDUCEMENT, VERBAL OR WRITTEN, HAS BEEN MADE WHICH IS NOT CONTAINED IN THIS PURCHASE AGREEMENT.							

By Sheila Miller 2/6/2025
 Sheila Miller - 45692 Champion Homes Center Representative

By Sheila Miller 2/6/2025
 Champion Homes Center MANAGER REVIEW & ACCEPTANCE

SIGNED X BUYER Feliciano Salvador Jimenez 2/6/2025
 4765BAECF9FA439...

SIGNED X BUYER _____ Date _____